

Authorizing The Chairman Of The Ulster County Legislature And/Or The Ulster County Executive To Enter Into A Contract of Sale With The Kingston City School District For The Purchase Of The Sophie Finn Elementary School And Accompanying Real Estate – Department of Public Works (Buildings & Grounds)

Referred to: The Public Works and Capital Projects Committee (Chairman Fabiano and Legislators Allen, Greene, Loughran and Roberts), The Legislative Programs, Education, and Community Services Committee (Chairman Donaldson and Legislators Archer, Gregorius, Lopez and Wawro), and The Ways and Means Committee (Chairman Gerentine and Legislators Bartels, Belfiglio, Briggs, Maio, Maloney, Provenzano and Rodriguez)

Chairman of the Public Works and Capital Projects Committee, Dean J. Fabiano, and Deputy Chairman Peter M. Loughran offer the following:

WHEREAS, this resolution has been submitted by the County Executive on behalf of the Department of Public Works (Buildings & Grounds); and

WHEREAS, the Strategic Taxpayer Relief through Innovative Visions in Education (“STRIVE”) Project has as its cornerstone the relocation of the SUNY Ulster/Ulster County Community College (“UCCC”) extension center from the Business Resource Center to the former Sophie Finn Elementary School (“Sophie Finn”) located at 94 Mary’s Avenue in the City of Kingston; and

WHEREAS, Sophie Finn is currently owned by the Kingston City School District; and

WHEREAS, Ulster County’s purchase, as the local sponsor of UCCC, of Sophie Finn was negotiated for \$300,000.00 and subsequently the sale was approved through a public referendum by the voters of the Kingston City School District; and

WHEREAS, the Ulster County Legislature in Resolution No. 300 of November 19, 2013 supported the implementation of STRIVE which includes the purchase and rehabilitation of Sophie Finn (the “Project”); and

WHEREAS, the County Legislature created Capital Project No. 370 by Resolution No. 261 dated October 16, 2012, and subsequently amended by Resolution No. 178 dated June 18, 2013, for the purpose of authorizing architectural design and engineering work on the Project, and Resolution No. 96 dated March 18, 2014 for the purpose of building acquisition, design of Green Infrastructure elements, and additional Architectural services; and

Resolution No. 168 May 20, 2014

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WHEREAS, pursuant to Resolution No. 261 dated October 16, 2012, the Ulster County Legislature determined the within project is an Unlisted Action as per 6 NYCRR Part 617.4 and 617.5, and circulated its Notice of Intent to serve as Lead Agency pursuant to 6 NYCRR Part 617.6; and

WHEREAS, by Resolution No. 391 dated December 17, 2013, the Ulster County Legislature adopted and issued a Negative Declaration under 6 NYCRR Part 617 State Environmental Quality Review Act (“SEQRA”) for the purchase of Sophie Finn from the Kingston City School District and its rehabilitation for use as the SUNY Ulster Extension Center; and

WHEREAS, the Kingston City School District approved the subdivision of its approximately 27.716 acre parcel into two (2) separate tracts of real property: (i) an approximately 21.434 acre parcel, which will be retained by the Kingston Central School District, and (ii) an approximately 6.282 acre parcel consisting of the Sophie Finn Elementary School located at 94 Mary’s Avenue to be sold to Ulster County; and

WHEREAS, on January 13, 2014, the City of Kingston Planning Board voted unanimously to approve the subdivision with the condition that final easements and associated agreements be submitted for review; and

WHEREAS, a Contract of Sale between Ulster County and the Kingston City School District is required in order for Ulster County to purchase Sophie Finn and the accompanying real estate from the Kingston City School District; now, therefore, be it

RESOLVED, that the Chairman of the Ulster County Legislature and/or the Ulster County Executive are hereby authorized to enter into a Contract of Sale, and any amendments or documents related thereto, with the Kingston City School District, for the purchase of the Sophie Finn and accompanying real estate, located at 94 Mary’s Avenue in the City of Kingston, for the purchase price of Three Hundred Thousand And 00/100 (\$300,000.00) Dollars, in the form as filed with the Clerk of the Legislature, or as modified with the approval of the Ulster County Attorney,

and move its adoption.

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ADOPTED BY THE FOLLOWING VOTE

AYES:

NOES:

Passed Committee: Public Works and Capital Projects on _____.

Passed Committee: Ways and Means on _____.

FINANCIAL IMPACT:

\$300,000.00 – BUDGETED CAPITAL APPROPRIATION DOLLARS